



NORFOLK

Inter Departmental Memorandum

TO: City Council

THROUGH: Marcus D. Jones, City Manager

FROM: George Homewood, AICP, Director, City Planning

COPIES TO: Ronald G. Moore, Sr. Design & Rehabilitation Consultant

SUBJECT: Non Standard Lot Certificate – 722 Grayson Street

DATE: April 24, 2015

Attached is a Certificate for a Nonstandard Lot authorizing development of a nonstandard lot consistent with the process authorized by Council in 2009. The approved design has been determined to be consistent with the character of the neighborhood in which it will be located.

Council requested this information be provided whenever development of a nonstandard lot has been authorized at the time the new ordinance was adopted.

Property Information

| | | | |
|-----------------------------|-----------------------|--------------------|------------------|
| Location: | 722 Grayson Street | Neighborhood: | Berkley |
| Zoning: | R-8 | Standard Lot Size: | 50 Ft. x 100 Ft. |
| House Type: | 2 Story Single Family | Proposed Lot Size: | 35 Ft. x 60 Ft. |
| House Size: (Width x Depth) | 22 Ft. x 38 Ft. | Square Footage: | 1672 Sq. Ft. |

A copy of the Survey and the Front Elevation is included for your review.

For more information, please contact George Homewood, Director, City Planning at 664-4747 or Ronald Moore, Sr. Design & Rehabilitation Consultant at 664-6778.



Office of Housing
Department of Planning and Community Development
Development Certification for Non-Standard Lots

Applicant Information

| | | | |
|-------------------------------|----------------------|-----------------------------|----------------|
| Applicant Name: | Blessed Properties | Date of Application: | March 28, 2014 |
| Mailing Address: | P.O. Box 5304 | | |
| City, State, Zip Code: | Chesapeake, VA 23324 | | |
| Phone Number: | 757.620.3145 | E-Mail: | |

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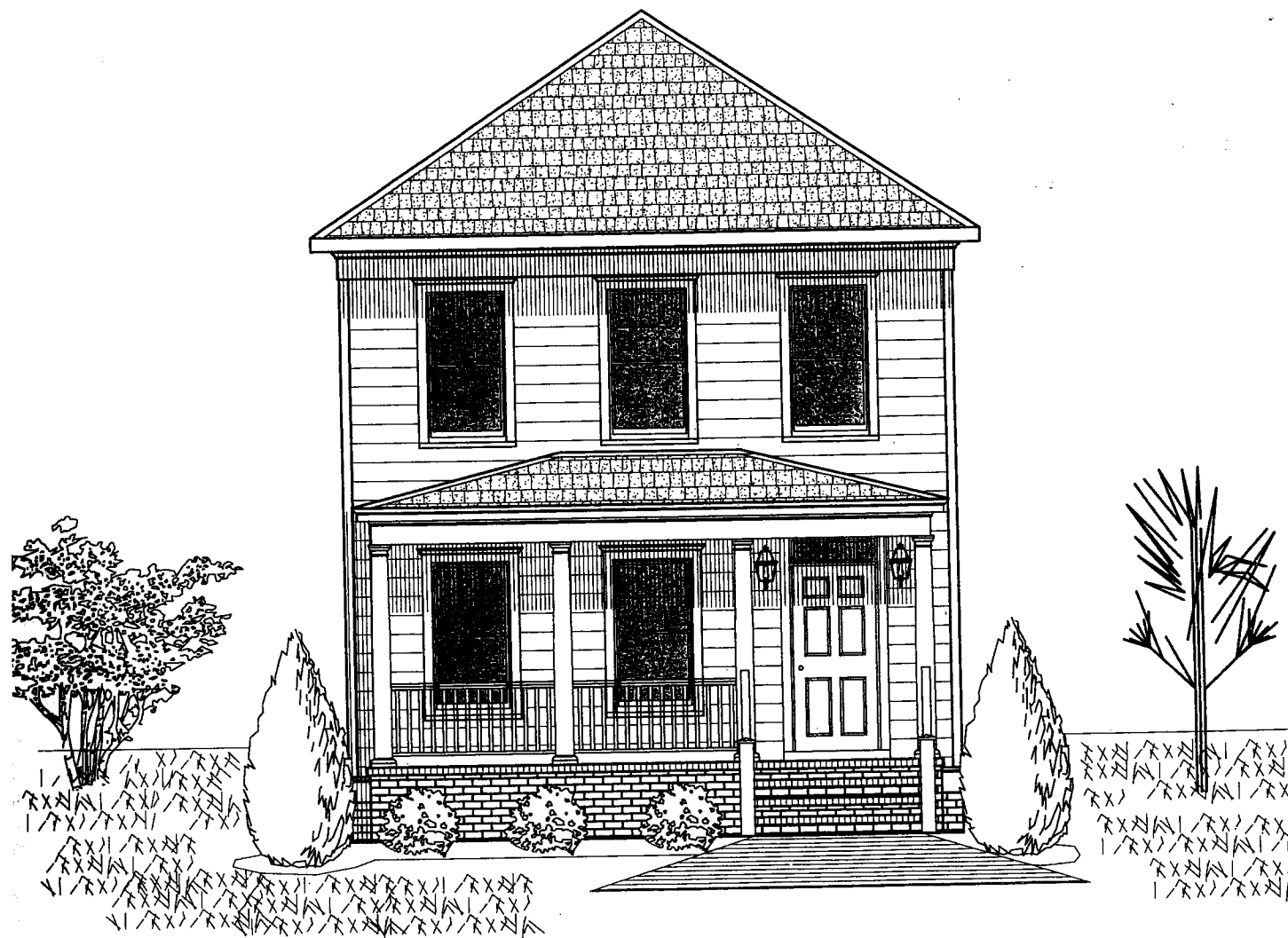
The proposed building plans and elevations for development of the site at 722 Grayson Street and located in the Berkley neighborhood in Norfolk, Virginia has been determined to be in keeping with the character of the neighborhood using the standards established by City Council in Section 4-0.15 of the Zoning Ordinance, which include but are not limited to location and placement of windows, doors, roof(s), porch (es), columns, driveways, garage(s), and building height.

Please submit three sets of final plans and elevations to the Department of Planning and Community Development to be stamped "approved". After plans have been stamped, two sets of the approved plans will need to be presented to the Building Safety Division for consistency with Building Code requirements and for issuance of the required building permits.

George M. Newcomb
 George Homewood, AICP, Director, City Planning

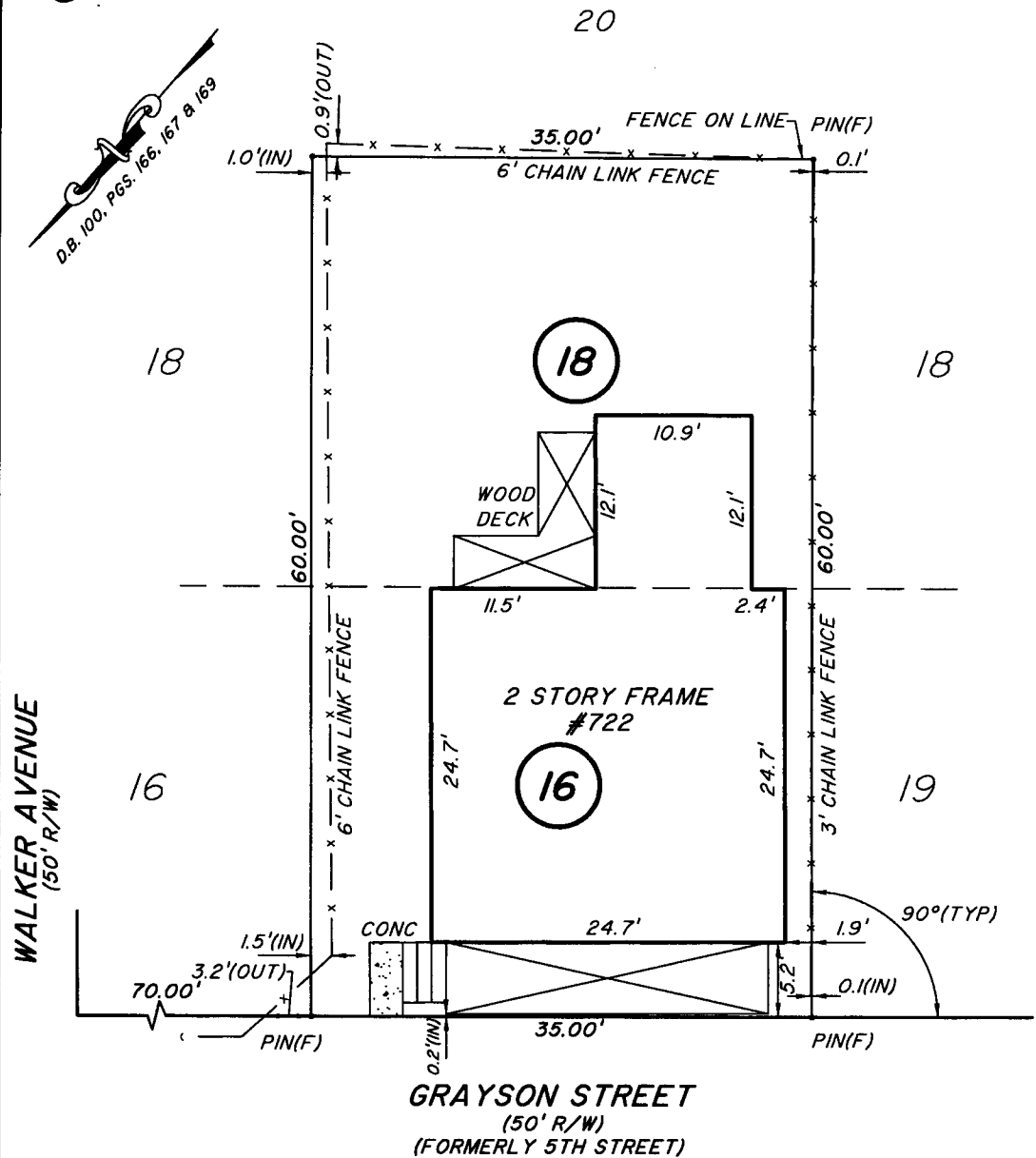
April 24, 2015
 Date

BC: City Manager's Office
 Planning Director
 Program Manager
 Building Official



THIS IS TO CERTIFY THAT I, ON MARCH 26, 2014, SURVEYED THE PROPERTY SHOWN ON THIS PLAT, AND THAT THE TITLE LINES AND THE WALLS OF THE BUILDING ARE AS SHOWN ON THIS PLAT. THE IMPROVEMENTS STAND STRICTLY WITHIN THE TITLE LINES AND THERE ARE NO ENCROACHMENTS OR VISIBLE EASEMENTS, EXCEPT AS SHOWN. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND CONSEQUENTLY MAY NOT DEPICT ALL MATTERS AFFECTING THE TITLE OF THE PROPERTY SHOWN.

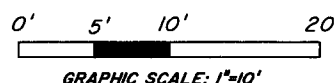
SIGNED *Timothy M. Fallon*



PHYSICAL SURVEY
OF
SOUTHERN 35' OF LOTS 16 & 18
THE NASH LAND
D.B. 100, PGS. 166, 167 & 169
NORFOLK, VIRGINIA
FOR
BLESSED PROPERTIES

THE PROPERTY APPEARS TO LIE IN ZONE 'X' AS SCALED FROM COMMUNITY PANEL #510104 0160 F. THIS IS TO CERTIFY THAT THIS PLAN REFERS TO THE SAME LOT AS SET FORTH BY PLAT DATED 11/19/1875 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF NORFOLK, VIRGINIA IN D.B. 100, PGS. 166, 167 & 169.

DATE: 03/27/14
WORK ORDER NO. 49830



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